

**THE SWEARINGEN REPORT  
ROCKPORT MLS  
SINGLE-FAMILY AND CONDO/TOWNHOUSE**



<b>ALL CATEGORIES</b>	<b>12 Months Ending September, 2017</b>	<b>12 Months Ending September, 2018</b>	<b>PERCENT CHANGE</b>
Residential property sales*	456	340	-25.4%
Residential total dollar volume*	\$124,272,562	\$88,935,692	-28.4%
Average residential sales price*	\$272,528	\$261,576	-4.0%
Median residential sales price*	\$222,000	\$222,250	0.1%
Total active listings end of month*	244	264	8.2%
Months inventory*	7.2	7.5	4.2%

\*This figure refers to the single-family and condo/townhouse market.

Residential Homes Update

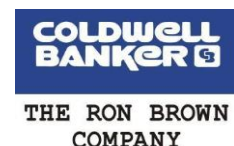
The average sales price for residential homes was \$261,576 for the 12 months ending September, 2018, down 4.0 percent versus the same period last year when it was \$272,528. The median price of residential homes for the 12 months ending September, 2018 was \$222,250, versus the same period last year when it was \$222,000, an increase of 0.1 percent.

Total sales of residential homes for Rockport MLS for the 12 months ending September, 2018 was 340, a decrease of 25.4 percent (116 homes) versus the same period 2017.

The average Days on Market for residential homes for the 12 months ending September 2018 was 150, 4.5 percent shorter than the same period last year.

Months inventory estimates the number of months it will take to deplete current active inventory based on the prior 3 months sales activity. This figure is representative of the single-family and condo/townhouse market. Six (6) months of inventory is considered a balanced market.

Offices in Victoria, Rockport, Ingleside, Cuero, Wharton, and Columbus, Texas.  
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## ROCKPORT MLS SINGLE-FAMILY

ALL CATEGORIES	12 Months Ending September, 2017	12 Months Ending September, 2018	PERCENT CHANGE
Residential property sales*	376	316	-16.0%
Residential total dollar volume*	\$111,989,006	\$84,724,292	-24.3%
Average residential sales price*	\$297,843	\$268,115	-10.0%
Median residential sales price*	\$245,750	\$226,575	-7.8%
Total active listings end of month*	202	221	9.4%
Months inventory*	7.7	7.3	-5.2%

\*This figure refers to the single-family home market.

### Residential Homes Update

The average sales price for residential homes was \$268,115 for the 12 months ending September, 2018, down 10.0 percent versus the same period last year when it was \$297,843.

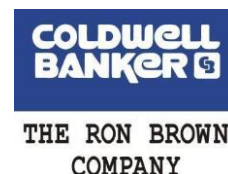
The median price of residential homes for the 12 months ending September, 2018 was \$226,575, versus the same period last year when it was \$245,750, a decrease of 7.8 percent.

Total sales of residential homes for Rockport MLS for the 12 months ending September, 2018 was 316, down 16.0 percent (60 homes) versus the same period last year when it was 376.

The average Days on Market for residential homes for the 12 months ending September 2018 was 149, 6.3 percent shorter than the same period last year.

Months inventory estimates the number of months it will take to deplete current active inventory based on the prior 3 months sales activity. This figure is representative of the single-family homes market. Six (6) months of inventory is considered a balanced market.

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## ROCKPORT MLS CONDO/TOWNHOUSE

<b>ALL CATEGORIES</b>	<b>12 Months Ending September, 2017</b>	<b>12 Months Ending September, 2018</b>	<b>PERCENT CHANGE</b>
Condo/Townhouse sales*	80	24	-70.0%
Total dollar volume*	\$12,283,556	\$4,211,400	-65.7%
Average sales price*	\$153,544	\$175,475	14.3%
Median sales price*	\$142,450	\$151,500	6.4%
Total active listings end of month*	42	43	2.4%
Months inventory*	5.5	9.2	67.3%

\*This figure refers to the condo/townhouse market.

### Condo/Townhouse Update

The average sales price for condo/townhouses was \$175,475 for the 12 months ending September, 2018, up 14.3 percent versus the same period last year when it was \$153,544.

The median price of condo/townhouses for the 12 months ending September, 2018 was \$151,500, versus the same period last year when it was \$142,450, an increase of 6.4 percent.

Total sales of condo/townhouses for Rockport MLS for the 12 months ending September 2018 was 24, a decrease of 70.0 percent (56 homes) versus the same period last year.

The average Days on Market for condo/townhouses for the 12 months ending September 2018 was 152, 2.7 percent longer than the same period last year.

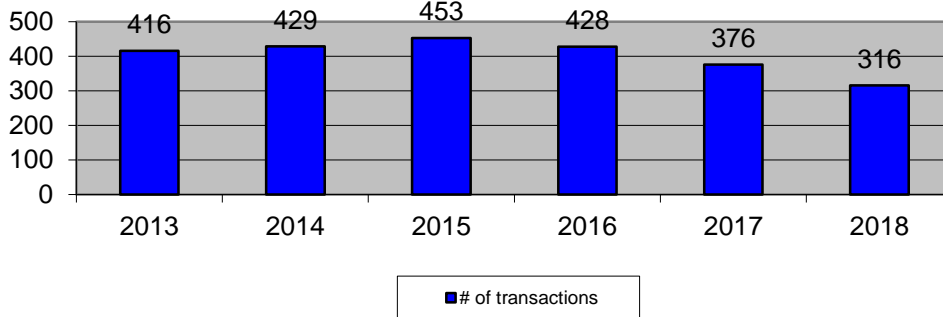
Months inventory estimates the number of months it will take to deplete current active inventory based on the prior 3 months sales activity. This figure is representative of the condo/townhouse market. Six (6) months of inventory is considered a balanced market.

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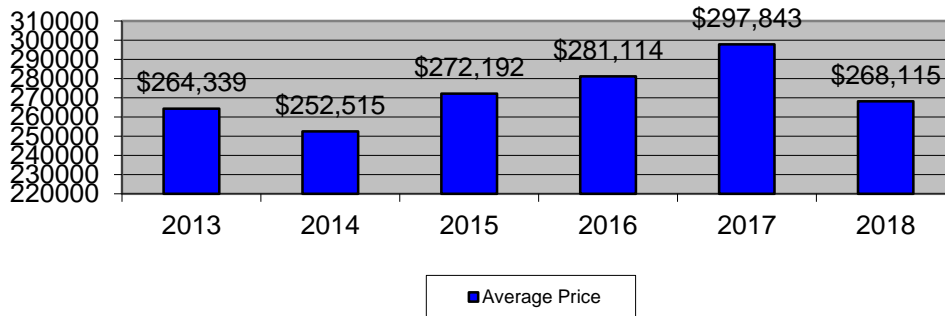


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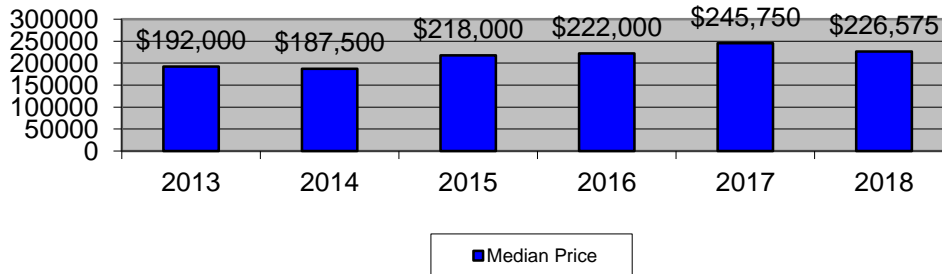
### Rockport MLS Sales Single-Family 12 Months Ending September



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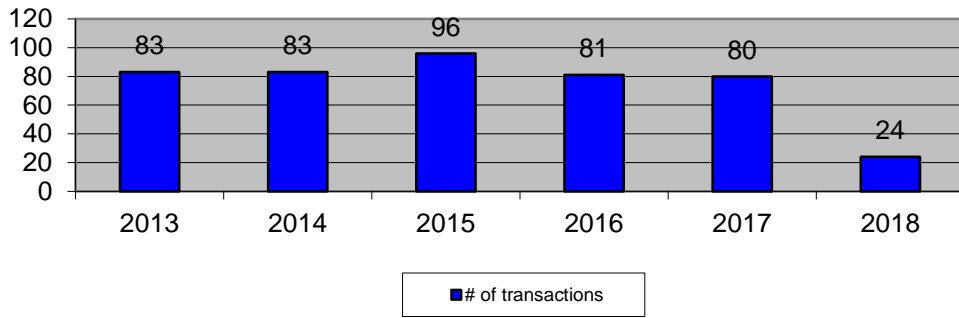


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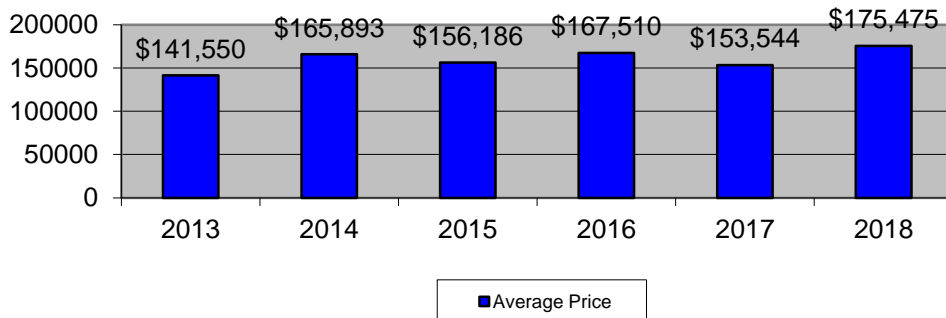


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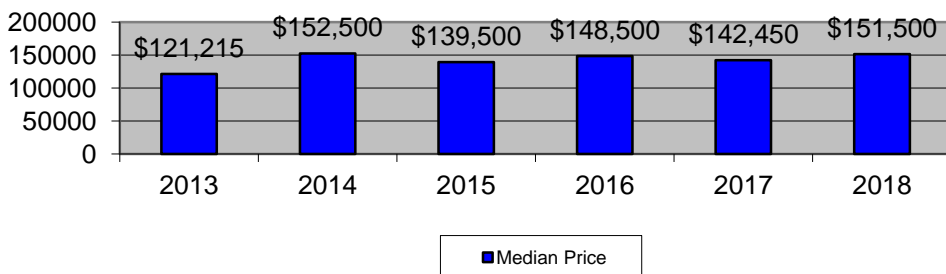
### Rockport MLS Sales Condo/Townhouse 12 Month Period Ending September



### Rockport MLS Sales Condo/Townhouse 12 Month Period Ending September



### Rockport MLS Sales Condo/Townhouse 12 Month Period Ending September



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# Rockport MLS Sales

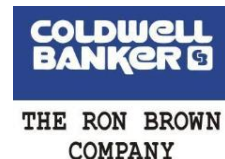
## Single-Family and Condo/Townhouse

### 12 Months Ending September

## Market Summary (by Sold Price)

<u>Price Range</u>	<u>2017</u> <u>Count</u>	<u>2018</u> <u>Count</u>	<u>2017</u>	<u>2018</u>
			<u>Average</u> <u>Days On</u> <u>Market</u>	<u>Average</u> <u>Days On</u> <u>Market</u>
\$0 - \$99,999	47	23	120	149
\$100,000 - \$199,999	147	110	138	102
\$200,000 - \$299,999	132	122	146	151
\$300,000 - \$399,999	60	49	155	186
\$400,000 - \$499,999	28	9	187	210
\$500,000 - \$599,999	15	11	271	280
\$600,000 - \$699,999	8	3	219	316
\$700,000 - \$799,999	6	5	454	218
\$800,000 - \$899,999	4	4	311	334
\$900,000 - \$999,999	4	0	178	0
\$1,000,000 - \$1,099,999	0	1	0	20
\$1,100,000 - \$1,199,999	1	0	81	0
\$1,200,000 - \$1,299,999	0	1	0	126
\$1,300,000 - \$1,399,999	1	1	197	43
\$1,400,000 - \$1,499,999	1	1	460	190
\$1,500,000 - \$1,599,999	1	0	337	0
\$1,600,000 - \$1,699,999	1	0	38	0
<b>Total</b>	456	340		

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# Rockport MLS Sales Single-Family 12 Months Ending September

## Market Summary (by Sold Price)

<u>Price Range</u>	<u>2017 Count</u>	<u>2018 Count</u>	<u>2017 Average Days On Market</u>	<u>2018 Average Days On Market</u>
\$0 - \$99,999	26	22	121	154
\$100,000 - \$199,999	108	93	148	107
\$200,000 - \$299,999	114	118	127	148
\$300,000 - \$399,999	58	48	156	170
\$400,000 - \$499,999	28	9	187	210
\$500,000 - \$599,999	15	10	271	259
\$600,000 - \$699,999	8	3	219	316
\$700,000 - \$799,999	6	5	454	218
\$800,000 - \$899,999	4	4	311	334
\$900,000 - \$999,999	4	0	178	0
\$1,000,000 - \$1,099,999	0	1	0	20
\$1,100,000 - \$1,199,999	1	0	81	0
\$1,200,000 - \$1,299,999	0	1	0	126
\$1,300,000 - \$1,399,999	1	1	197	43
\$1,400,000 - \$1,499,999	1	1	460	190
\$1,500,000 - \$1,599,999	1	0	337	0
\$1,600,000 - \$1,699,999	1	0	38	0
<b>Total</b>	<b>376</b>	<b>316</b>		

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# Rockport MLS Sales Condo/Townhouse 12 Months Ending September

## Market Summary (by Sold Price)

<u>Price Range</u>	<u>2017 Count</u>	<u>2018 Count</u>	<u>2017 Average Days On Market</u>	<u>2018 Average Days On Market</u>
\$0 - \$99,999	21	1	118	21
\$100,000 - \$199,999	39	17	111	73
\$200,000 - \$299,999	18	4	267	236
\$300,000 - \$399,999	2	1	121	955
\$400,000 - \$499,999	0	0	0	0
\$500,000 - \$599,999	0	1	0	484
<b>Total</b>	<b>80</b>	<b>24</b>		

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